

**REQUEST FOR INFORMATION #2
FOR
DESIGN BUILD PLUS 03
(DBP03)**

Thank you to those of you who provided responses to AFCEE's first RFI. Based on some of those responses and ongoing discussion within AFCEE, we provide the questions below for additional industry comments. Your comments to these questions will help us further refine our evaluation criteria.

Please provide your comments by your close of business on Wednesday, 8 January 2003. Electronic submittal via email is the preferred method of submission. However, that does not preclude you from providing them via fax, United States Postal Service or a shipping company (i.e. FedEx, UPS, etc...)

Please note that each 'numbered' paragraph is annotated as to whether it applies to the Full and Open solicitation or the 8(a) solicitation or both.

1. **Overseas Projects** (Projects outside the US and it's territories.) (*Applies to Full and Open only*).

- a. If given the opportunity to perform Design-Build Plus services at overseas installations, what business plan would your company anticipate using to accomplish these projects? In particular, does overseas work require a greater level of effort and greater expense to the project to accomplish compared to managing and executing projects under a nationwide contract?
- b. Would your company establish a relationship with an overseas company to accomplish overseas projects?
- c. Should AFCEE require teaming with overseas companies? Please provide your company's response, including rationale.
- d. What is the extent of your company's overseas experience, design-build or otherwise, over the past five (5) years? Please provide the location, type of facility, contract amount, year of construction start and year of construction completion for each project you reference. Also identify if it was a design-build project.
- e. Please provide specific information, if available, regarding your company's experience attaining bonds for overseas work. Please include specific requirements that were necessary to obtain the requisite bonding.

2. **Bonding** *(Applies to both Full and Open and 8(a)).*

- a. What is your company's or team's aggregate, excess bonding capacity? We define excess bonding capacity as the difference between your maximum, aggregate bonding level and your current or outstanding bonded level today.
- b. Based on forecasted work and responses to previous RFI's, AFCEE anticipates requiring firms to demonstrate the capability to obtain \$250 million in excess bonding capacity for full and open contractors and \$100 million in excess bonding capacity for 8(a) contractors. Would this level of bonding capacity adversely affect your company's ability to propose? If yes, please describe the adverse affect and how the adverse affect might be mitigated or resolved.

3. **Teaming Relationships** *(Applies to both Full and Open and 8(a))*: AFCEE anticipates two separate contracts, each with multiple awards. The Full and Open solicitation is anticipated to have between 8 and 12 awards and the 8(a) firms/Joint Ventures solicitation is anticipated to have one or more awards. AFCEE also anticipates requiring distinctive, formal teaming relationships within each contract. We define "formal" as a signed, teaming arrangements (TA) and/or binding Letter of Intent (LOI) committing the prime and a teaming subcontractor to performance under this contract should it be awarded. We define "distinctive" as a teaming arrangement where the prime and all identified teaming subcontractors have the potential to receive only one contract award. Stated in the converse, a teaming subcontractor cannot team with multiple Prime Contractors and a Prime Contractor cannot formally be a teaming subcontractor with another Prime. Distinctive teaming is anticipated only within each contract and does not extend across these two contracts or to any other contract. This means for example, that a prime under the Full and Open contract could be a teaming subcontractor with an 8(a) firm under the 8(a) contract, and the same 8(a) firm could be a teaming subcontractor with the same prime or another prime under the Full and Open contract. Please provide your company's thoughts, questions or concurrence concerning this?

4. **Experience** *(Applies to both Full and Open and 8(a))*. AFCEE anticipates establishing an experience factor that requires successfully completing the construction of 100 or more single family housing units over the last 3 years using a design-build approach. NAICS 236115 defines "single family housing" as "single-family detached houses and town houses or row houses where each housing unit (1) is separated from its neighbors by a ground-to-roof wall and (2) has no housing units constructed above or below." This definition excludes multifamily residential housing units (e.g., high-rise, garden, and town house apartments and condominiums where each unit is not separated from its neighbors by a ground-to-roof wall).

- a. Please provide your company's comments on this anticipated requirement.
- b. Please provide your Company's recommendation for any alternate approach regarding experience and the evaluation of that experience.
- c. What is the extent of your company's experience in constructing large, design-build housing projects over the past five (5) years? Please provide the location, number units, contract amount, year of construction start and year of construction completion for each project you reference. Also confirm if it was a design-build project.

d. AFCEE anticipates that this requirement will require contractors to have significant capacity and capability in order to fulfill the contract requirements. Please provide your company's perspective, thoughts, questions or concurrence on how your company would fulfill this need, and identify your proposed teaming approach, i.e., SBA-Mentor Protégé relationship, Joint Venture.